



# Enterprise Town Advisory Board MINUTES

Date & Time: October 28, 2015, 6:00 p.m.  
Location: Windmill Library, 7060 W. Windmill Ln., Las Vegas, NV.

Board Members: Frank J. Kapriva - Chair Cheryl Wilson - Vice-Chair  
David Chestnut Laura Ring (absent) Rocky Brandonisio

Secretary: Edie Krieger

County Officials:  
County Liaison: Tiffany Hesser  
Current Planning Staff: Maria Kaseko

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All items listed on the agenda are for action by the Enterprise Town Advisory Board unless otherwise noted. Action may consist of any of the following: recommend approval, recommend denial, and recommend conditions of approval hold or table.

The Enterprise Library is accessible to individuals with disabilities. With forty-eight (48) hour advance request, a sign language interpreter may be made available by calling 455-3530 or TDD 385-7486 or Relay Nevada toll free 800-326-6868, TD/TDD.

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**CALL TO ORDER:** The meeting was called to order by the Chair

**PLEDGE OF ALLEGIANCE:** The Pledge of Allegiance was led by the Chair

**ROLL CALL:** By Chair:

**INTRODUCTION OF COUNTY STAFF:** Noted above

**PROCEDURES & CONDUCT:**

1. This meeting has been duly notified and is conducted in conformance with open meeting law.
2. Please turn off or mute all cell phones, pagers & other electronic devices.
3. Please take all private conversations outside the room
4. Request all attendees sign in
5. Observe the protocol for speaking before the Board. The protocol is posted in the meeting room. Also see Public Comments guidelines below.

**PUBLIC COMMENTS:**

This is a period devoted to comments by the general public about items on **this** agenda only. No discussion, action, or vote may be taken on this agenda item. You will be afforded the opportunity to speak on individual Zoning Agenda Items at the time they are presented. If you wish to speak to the Board about items within its jurisdiction but not appearing on this agenda, you must wait until the "Public Comments" period listed at the end of this agenda. Comments will be limited to three minutes. Please step to the front of the room to address the Board, clearly state your name and address and please **spell** your last name for the record. If any member of the Board wishes to extend the length of a presentation this will be done by the Chair or the Board by majority vote.

**NONE:**



# Enterprise Town Advisory Board

## MINUTES

### REGULAR BUSINESS:

1. Approve the Minutes for the meeting held on October 14, 2015. Requires a vote of the Board.

**Motion by: Frank Kapriva**

**Approve as submitted**

**Motion passed: 4-0**

2. Approve the Agenda with any corrections, deletions or changes. Requires a vote of the Board.

1. Items on the agenda may be taken out of order.

2. The Town Advisory Board may combine two or more agenda items for consideration.

The following zoning items are companion items and will be heard together respectively:

1. DR-0663-15 – R&G LIVING TRUST
    2. TM-0180-15 - R&G LIVING TRUST
    7. VS-0664-15 – R&G LIVING TRUST
  3. TM-0183-15 - PRESTIGE FAMILY GROUP
    10. VS-0684-15 – PRESTIGE FAMILY GROUP
  12. TM-0178-15 - ECLIPSE HOLDING GROUP
    13. VS-0653-15 – ECLIPSE HOLDING GROUP
    14. WS-0652-15 – ECLIPSE HOLDING GROUP

3. The Town Advisory Board may remove an item from the agenda or delay discussion relating to an item at any time.

The following zoning applications were held to no stated date at the October 6, 2015 Planning Commission meeting. These applications are to be re-notified.

18. DR-0408-15 – ZAK MAK, LLC
    19. TM-0122-15 – ZAK MAK, LLC
    20. VS-0409-15 – ZAK MAK, LLC

**Motion by: Frank Kapriva**

**Approve with changes noted above:**

**Motion passed: 4-0**

### ANNOUNCEMENTS

1. The Clark County Water Reclamation District will host an open house on Saturday, November 14, 2015, 9:00 am to 3:00 pm, Flamingo Water Resource Center, 5857 E. Flamingo Road
2. The next TAB meeting will be on Thursday, November 12.
3. A zoning item, WS-0321-13 (ET-0069-15) – Ryanik Las Vegas Holding, LLC, that was on the September 30 and October 14 TAB agendas - and for which the applicant did not appear at either of those meetings - was DENIED at the October 21 Zoning Commission meeting and will not return to the TAB.

#### BOARD OF COUNTY COMMISSIONERS

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SUSAN BRAGER – CHRIS GIUNCHIGLIANI – MARILYN KIRKPATRICK – MARY BETH SCOW – LAWRENCE WEEKLY  
DON BURNETTE, County Manager



# Enterprise Town Advisory Board

## MINUTES

### ZONING AGENDA:

1. **DR-0663-15 – R&G LIVING TRUST, ET AL:**

**DESIGN REVIEW** for a single family residential development on 1.3 acres in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Agate Avenue (alignment) and the west side Ullom Drive (alignment) within Enterprise. SB/pb/ls (For possible action) **11/17/15 PC**

**Motion by Cheryl Wilson**

**DENY**

**Motion passed 4-0**

2. **TM-0180-15 - R&G LIVING TRUST, ET AL:**

**TENTATIVE MAP** consisting of 9 single family residential lots and common lots on 1.3 acres in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Agate Avenue (alignment) and the west side Ullom Drive (alignment) within Enterprise. SB/pb/ls (For possible action) **11/17/15 PC**

**Motion by Cheryl Wilson**

**DENY**

**Motion passed 4-0**

3. **TM-0183-15 - PRESTIGE FAMILY GROUP:**

**TENTATIVE MAP** for an industrial subdivision on 4.8 acres in an M-D (Designed Manufacturing) (AE-60) Zone in the CMA Design and MUD-3 Overlay Districts. Generally located on the south side of Sunset Road and the east side of Torrey Pines Drive within Enterprise. SS/pb/ml (For possible action) **11/17/15 PC**

**Motion by Dave Chestnut**

**APPROVE per staff conditions**

**Motion passed 4-0**

4. **UC-0654-15 – 7729 RAINBOW, LLC:**

**USE PERMIT** to allow on-premises consumption of alcohol (service bar) in conjunction with a proposed restaurant (Korean BBQ) within an existing shopping center on a portion of 1.7 acres in a C-1 (Local Business) Zone. Generally located on the west side of Rainbow Boulevard, 250 feet south of Robindale Road within Enterprise. SS/mk/ec (For possible action) **11/17/15 PC**

**Motion by Dave Chestnut**

**APPROVE per staff conditions**

**Motion passed 3-1 (FK nay)**

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# Enterprise Town Advisory Board

## MINUTES

5. **UC-0662-15 – ADAMS FAMILY REVOCABLE LIVING TRUST:**  
**USE PERMITS** for the following: 1) modify residential development standards; and 2) allow a second kitchen.  
**WAIVER OF DEVELOPMENT STANDARDS** to reduce the setback from a right-of-way in conjunction with an addition to an existing single family residence on 0.3 acres in an R-D (Suburban Estates Residential) P-C (Planned Community Overlay District) Zone in the Mountain's Edge Master Planned Community. Generally located 180 feet east of Buffalo Drive, and 240 feet south of Azra Avenue on Proud Clarion Street within Enterprise. SB/rk/ec (For possible action) **11/17/15 PC**
- Motion by Dave Chestnut**  
**APPROVE** per staff "if approved" conditions  
**Motion passed 4-0**
6. **VS-0646-15 – PAHER, DOROTHY 1995 REVOCABLE TRUST, ET AL:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Interstate 15 and Dean Martin Drive, and between Blue Diamond Road and Moberly Avenue (alignment) within Enterprise (description on file). SS/co/ml (For possible action) **11/17/15 PC**
- Motion by Dave Chestnut**  
**APPROVE** per staff conditions  
**Motion passed 4-0**
7. **VS-0664-15 – R&G LIVING TRUST, ET AL:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Agate Avenue and Castle Lake Court, and between Secret Valley Street and Ullom Drive (alignment) within Enterprise (description on file). SB/pb/lis (For possible action) **11/17/15 PC**
- Motion by Dave Chestnut**  
**APPROVE** per staff conditions  
**Motion passed 4-0**
8. **VS-0671-15 - CC AVIATION/MAJESTIC RUNWAY PTNRS V, ET AL:**  
**VACATE AND ABANDON** a portion of right-of-way being Crystal Street located between Martin Avenue and the 215 Beltway and a portion of right-of-way being the 215 Beltway located between Martin Avenue and Maule Avenue within Enterprise (description on file). SS/tk/lis (For possible action) **11/17/15 PC**
- Motion by Dave Chestnut**  
**Send forward with no recommendation pending resolution of legal claims.**  
**Motion passed 4-0**



# Enterprise Town Advisory Board

## MINUTES

9. **VS-0673-15 – BRIDEAU, BENOIT, ET AL:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Jo Rae Avenue (alignment) and Pyle Avenue, and between Valley View Boulevard (alignment) and Arville Street (alignment) and a portion of right-of-way being Hinson Street located between Pyle Avenue and Jo Rae Avenue (alignment) within Enterprise (description on file). SB/co/ml (For possible action) **11/17/15 PC**
- Motion by Cheryl Wilson**  
**APPROVE per staff conditions**  
**Motion passed 3-1 (DC nay)**
10. **VS-0684-15 – PRESTIGE FAMILY GROUP:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Sunset Road and Wagon Trail Avenue (alignment), and between Torrey Pines Drive and Mann Street (alignment) within Enterprise (description on file). SS/pb/lis (For possible action) **11/17/15 PC**
- Motion by Dave Chestnut**  
**APPROVE per staff conditions**  
**Motion passed 4-0**
11. **WS-0677-15 – HPT TA PROPERTIES TRUST:**  
**WAIVER OF DEVELOPMENT STANDARDS** to allow a roof sign.  
**DESIGN REVIEW** for a roof sign in conjunction with an existing truck stop on 13.0 acres in an M-D (Designed Manufacturing) (AE-65) Zone and an H-2 (General Highway Frontage) (AE-65) Zone in the MUD-2 Overlay District. Generally located on the northeast corner of Blue Diamond Road and Dean Martin Drive within Enterprise. SS/gc/lis (For possible action) **11/17/15 PC**
- Motion by Cheryl Wilson**  
**APPROVE per staff conditions**  
**Motion passed 4-0**
12. **TM-0178-15 - ECLIPSE HOLDING GROUP, LLC:**  
**TENTATIVE MAP** consisting of 18 single family residential lots and 2 common lots on 5.0 acres in in an R-2 (Medium Density Residential) Zone. Generally located on the northeast corner of Buffalo Drive and Camero Avenue within Enterprise. SB/jt/lis (For possible action) **11/18/15 BCC**
- Motion by Dave Chestnut**  
**APPROVE per staff "if approved" conditions for Tentative Map presented to the TAB on October 28, 2015**  
**ADD Current Planning "if approved" condition:**
- A new tentative map required as a public hearing for significant changes;
- Motion passed 4-0**



# Enterprise Town Advisory Board

## MINUTES

13. **VS-0653-15 – ECLIPSE HOLDING GROUP, LLC:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Shelbourne Avenue and Camero Avenue and between Buffalo Drive and Pioneer Way within Enterprise (description on file). SB/jt/l/s (For possible action) **11/18/15 BCC**

**Motion by Dave Chestnut**  
**APPROVE per staff conditions**  
**Motion passed 4-0**

14. **WS-0652-15 – ECLIPSE HOLDING GROUP, LLC:**  
**WAIVER OF DEVELOPMENT STANDARDS** to increase the length of a dead-end street (cul-de-sac) with a County approved turnaround.  
**DESIGN REVIEW** for a proposed single family subdivision on 5.0 acres in an R-2 (Medium Density Residential) Zone. Generally located on the northeast corner of Buffalo Drive and Camero Avenue within Enterprise. SB/jt/ml (For possible action) **11/18/15 BCC**

**Motion by Dave Chestnut**  
**APPROVE per staff "if approved" conditions and,**  
**ADD Current Planning conditions:**

- Design Review approved per plans shown to the TAB on October 28, 2015;
- Design Review as a public hearing for significant changes to plans presented;

**ADD Public Works – Development Review conditions:**

- All pole mounted lighting to be fully shielded including street lights;
- Camero Avenue to be developed to rural standards;

**CHANGE Public Works – Development Review condition #3 to read:**

- Full off-site improvements except Camero;

**Motion passed 4-0**

15. **WS-0659-15 – LH VENTURES, LLC:**  
**WAIVER OF DEVELOPMENT STANDARDS** for reduced street intersection off-set.  
**DESIGN REVIEW** for subdivision access in conjunction with a previously approved single family residential development on 10.1 acres in an R-2 (Medium Density Residential) Zone. Generally located on the west side of Jones Boulevard and the north and south sides of Windmill Lane within Enterprise. SB/SS/gc/ml (For possible action) **11/18/15 BCC**

**Motion by Dave Chestnut**  
**APPROVE per staff conditions**  
**Motion passed 4-0**



# Enterprise Town Advisory Board

## MINUTES

16. **WS-0667-15 – PONDEROSA PLASTERING, LLC:**  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: 1) landscaping; and 2) off-site improvements (including curb, gutter, sidewalk, streetlights, and partial paving).  
**DESIGN REVIEW** for a proposed outside storage yard and an office building on a portion of 2.2 acres in an M-1 (Light Manufacturing) Zone. Generally located on the southeast corner of Windmill Lane and Westwind Road within Enterprise. SB/jt/ml (For possible action) **11/18/15 BCC**

**Motion by Dave Chestnut**

**APPROVE per staff conditions and,**

**CHANGE Public Works – Development Review bullet #2 to read:**

- **Full off-site improvements along Westwind Road;**

**Motion passed 4-0**

17. **WS-0678-15 – DIAMOND PLACID, LLC:**  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: 1) landscaping requirements; 2) cross-access requirements; 3) reduced side setback; and 4) reduced trash enclosure setback requirements.  
**DESIGN REVIEW** for a proposed parking lot on 2.3 acres in an M-D (Designed Manufacturing) Zone and an M-D (Designed Manufacturing) (AE-60) Zone. Generally located on the west side of Placid Street, 300 feet south of George Crockett Road within Enterprise. SS/gc/lc (For possible action) **11/18/15 BCC**

**Motion by Dave Chestnut**

**DENY**

**Motion passed 4-0**

18. **DR-0408-15 – ZAK MAK, LLC, ET AL:**  
**DESIGN REVIEW** for a single family residential development on 37.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the east and west sides of Tenaya Way and the north and south sides of Ford Avenue within Enterprise. SB/gc/ml (For possible action)

**PREVIOUS ACTION**

Enterprise TAB July 15, 2015: HELD to the July 29, 2015 TAB meeting with the agreement of the applicant to meet with staff to clarify conditions related to equestrian trail along Cougar alignment and to hold neighborhood meeting to discuss design. (Previously heard)

Enterprise TAB July 29, 2015: HELD to the August 26, 2015 TAB meeting per prior request of the applicant. (Not heard)

Enterprise TAB August 26, 2015: HELD per prior request of the applicant to the 9-30-15 TAB & 10-6-15 PC (Not heard)

Enterprise TAB September 30, 2015: HELD per prior request of the applicant to the 10-28-15 TAB to redesign the site to accommodate the equestrian trail (Not heard)

Planning Commission October 6, 2015: HELD - No Date - per the applicant to redesign/revise the project to accommodate an equestrian trail.

**No action. This application was held to no stated date at the October 6, 2015 Planning Commission meeting. The application must be re-notified to return to the TAB.**

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DON BURNETTE, County Manager



# Enterprise Town Advisory Board

## MINUTES

19. **TM-0122-15 – ZAK MAK, LLC, ET AL:**  
**TENTATIVE MAP** consisting of 65 single family residential lots on 37.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the east and west sides of Tenaya Way and the north and south sides of Ford Avenue within Enterprise. SB/gc/ml (For possible action)

**PREVIOUS ACTION**

Enterprise TAB July 15, 2015: HELD to the July 29, 2015 TAB meeting with the agreement of the applicant to meet with staff to clarify conditions related to equestrian trail along Cougar alignment and to hold neighborhood meeting to discuss design. (Previously heard)

Enterprise TAB July 29, 2015: HELD to the August 26, 2015 TAB meeting per prior request of the applicant. (Not heard)

Enterprise TAB August 26, 2015: HELD per prior request of the applicant to the 9-30-15 TAB & 10-6-15 PC (Not heard)

Enterprise TAB September 30, 2015: HELD per prior request of the applicant to the 10-28-15 TAB to redesign the site to accommodate the equestrian trail (Not heard)

Planning Commission October 6, 2015: HELD - No Date - per the applicant to redesign/revise the project to accommodate an equestrian trail.

**No action. This application was held to no stated date at the October 6, 2015 Planning Commission meeting. The application must be re-notified to return to the TAB.**

20. **VS-0409-15 – ZAK MAK, LLC, ET AL:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Wigwam Avenue and Ford Avenue (alignment), and between Monte Cristo Way (alignment) and Belcastro Street (alignment); and a portion of right-of-way being Cougar Avenue located between Monte Cristo Way and Tenaya Way (alignment) within Enterprise (description on file). SB/gc/ml (For possible action)

**PREVIOUS ACTION**

Enterprise TAB July 15, 2015: HELD to the July 29, 2015 TAB meeting with the agreement of the applicant to meet with staff to clarify conditions related to equestrian trail along Cougar alignment and to hold neighborhood meeting to discuss design. (Previously heard)

Enterprise TAB July 29, 2015: HELD to the August 26, 2015 TAB meeting per prior request of the applicant. (Not heard)

Enterprise TAB August 26, 2015: HELD per prior request of the applicant to the 9-30-15 TAB & 10-6-15 PC (Not heard)

Enterprise TAB September 30, 2015: HELD per prior request of the applicant to the 10-28-15 TAB to redesign the site to accommodate the equestrian trail (Not heard)

Planning Commission October 6, 2015: HELD - No Date - per the applicant to redesign/revise the project to accommodate an equestrian trail.

**No action. This application was held to no stated date at the October 6, 2015 Planning Commission meeting. The application must be re-notified to return to the TAB.**

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DON BURNETTE, County Manager



# Enterprise Town Advisory Board MINUTES

## GENERAL BUSINESS:

1. TAB discuss, take public input, and approve next funding year budget requests. (For possible action)  
**Motion by Dave Chestnut**  
**Submit items 1 through 16 – see attachment #1**  
**Motion passed 4-0**
2. TAB select third member for the Enterprise TAB Sub-Committee on Traffic Mitigation in the RNP. (For possible action)  
**Motion by Frank Kapriva**  
**Approve J D Allen as a member of the Sub-Committee**  
**Motion passed 4-0**
3. TAB receive update and discuss the Community Plan Work Group. (For possible action)  
**Motion by Dave Chestnut**  
**Continue to the November 12, 2015 TAB meeting.**  
**Motion passed 4-0**

## PUBLIC COMMENTS:

No discussion, action, or vote may be taken upon a matter raised under this item of the agenda until the matter itself has been specifically included on a future agenda. Comments will be limited to three minutes. Please step to the front of the room to address the Board, clearly state your name and address and please **spell** your last name for the record. If any member of the Board wishes to extend the length of a presentation this will be done by the Chair or the Board by majority vote.

Place on the agenda for general business at the November 12 TAB meeting a discussion on increasing the number of members on the traffic committee. (for possible action)

**NEXT MEETING DATE:** Thursday, November 12, 2015, 6:00 p.m.

## ADJOURNMENT:

**Motion by Cheryl Wilson**  
**Adjourn 7:56 pm**  
**Motion passed 4-0**



# Enterprise Town Advisory Board

## MINUTES

Attachment 1

Capital budget requests:

1. Begin construction on the intersection at Jones Blvd and Blue Diamond Rd including the routing to connect Pebble Rd to Jones Blvd.
2. Connect Cactus Ave from Buffalo Drive to Durango Drive
3. Complete the Durango Drive intersection south of Blue Diamond Rd.
4. Connect Agate Ave, from any point west of Melrose Park St., to previous Jones Blvd/Oleta Ave intersection with 32 feet of paving. Alternately, realign Oleta to connect from Duneville St. to Jones Blvd. No north/south local roads exists from Jones Blvd to Lindell Rd due to builder requested vacations
5. Begin construction of Decatur Blvd. built-out to 4 lanes between Warm Springs Rd and Blue Diamond Rd
6. Begin construction of Jones built-out to 4 lanes between Blue Diamond Rd and Erie Ave/Shinnecock Hills Ave
7. Begin Durango Dr. built-out to 4 lanes between Blue Diamond Rd and Windmill Lane
8. Review and rework the drainage on Camero Ave between Durango Drive and Tomsik St.
9. Enterprise Community Center & Enterprise Senior Center
10. Fund one neighborhood park in Park District 4 at Cactus and Torrey Pines, Le Baron and Rainbow, Pyle and Jones, or Pyle and Lindell.
11. Community pool
12. Continued Mountain's Edge regional park expansion
13. Four-way stop at Gillespie Street and Eldorado Lane
14. Park near Pine Elementary school
15. Traffic signal at Blue Diamond Rd. and Torrey Pines
16. Traffic light at Torrey Pines and Windmill

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